



West Lakes, 38 Lakeview Avenue

Lakeside Living Meets Beachside Bliss on a Generous 693m² Block

Ideally located in the heart of West Lakes, this expansive 693m² property offers the perfect blend of lakeside serenity and beachside convenience. This home is a spacious family haven, boasting a wide street frontage and offering an exceptional amount of living space - perfect for growing families, first-home buyers, or those seeking a comfortable lifestyle with room to grow. With modern updates and a versatile layout, this property maximises the potential of its generous block.

The open-plan living and dining areas are bathed in natural light, providing the perfect space for both everyday living and entertaining. The design seamlessly connects to a covered alfresco, lush garden, and a separate gazebo, creating a fantastic outdoor retreat for family gatherings or relaxation.

With four generously sized bedrooms, including a private master retreat, and a versatile



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For Sale
Contact Agent

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ljhooker.com.au/4ZAAFE8

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fourth bedroom that can serve as a rumpus, study, or second living area, there's ample space for the whole family. The modern kitchen, featuring updated appliances and a breakfast bar, enhances the overall living experience, while the large enclosed yard offers a safe and private space for kids and pets to enjoy.

Features You'll Love:

- Wide street frontage on a 693m² block
- Master bedroom with walk-in robe, ensuite, and ceiling fan
- Three additional bedrooms (Bedroom 2 with built-in robes and ceiling fan), and Bedroom 4 offers flexibility as a rumpus, second living area, or home office
- Updated kitchen with gas cooktop, dishwasher, laminate benchtops & breakfast bar
- Large open-plan living/dining with gas heater and ceiling fan
- Covered outdoor entertaining area plus separate backyard gazebo
- Main bathroom also recently updated with modern finishes
- Newly renovated laundry with modern finishes
- Ducted evaporative cooling throughout
- Gas heating in the main living zone
- Gas hot water system
- Carpeted bedrooms for added comfort
- Window shutters on front windows
- Two sheds for additional storage
- Off-street parking & secure carport with roller door
- Spacious enclosed yard —perfect for kids and pets

Enjoy a convenient lifestyle with everything at your doorstep. Set just a short stroll from the sparkling waters of West Lakes, this location offers access to scenic walking and cycling trails, peaceful lakeside reserves, and a relaxed, community-oriented atmosphere. You're also close to Westfield West Lakes and West Lakes Shore Shopping Centre. Families will appreciate nearby quality schooling options including West Lakes Shore School and Seaton High School. Tennyson Beach is only 5 minutes away, giving you the best of lakeside and coastal living.

Don't miss out! Contact Rosemary Auricchio on 0418 656 386 or Nick Carpinelli on 0403 347 849

Disclaimer:

Any prospective purchaser should not rely solely on 3rd party information providers to confirm the details of this property or land and are advised to enquire directly with the agent in order to review the certificate of title and local government details provided with the completed Form 1 vendor statement. All land sizes quoted are an approximation only and at the purchaser's discretion to confirm. All information contained herein is gathered from sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided. Interested parties must solely rely on their own enquiries. RLA 175322



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More About this Property

Property ID	4ZAAFE8
Property Type	House
Land Area	693 m2
Including	Study Air Conditioning Evaporative Cooling Dishwasher Outdoor Entertaining Floorboards Built-in-Robes Secure Parking Fully Fenced Liveability

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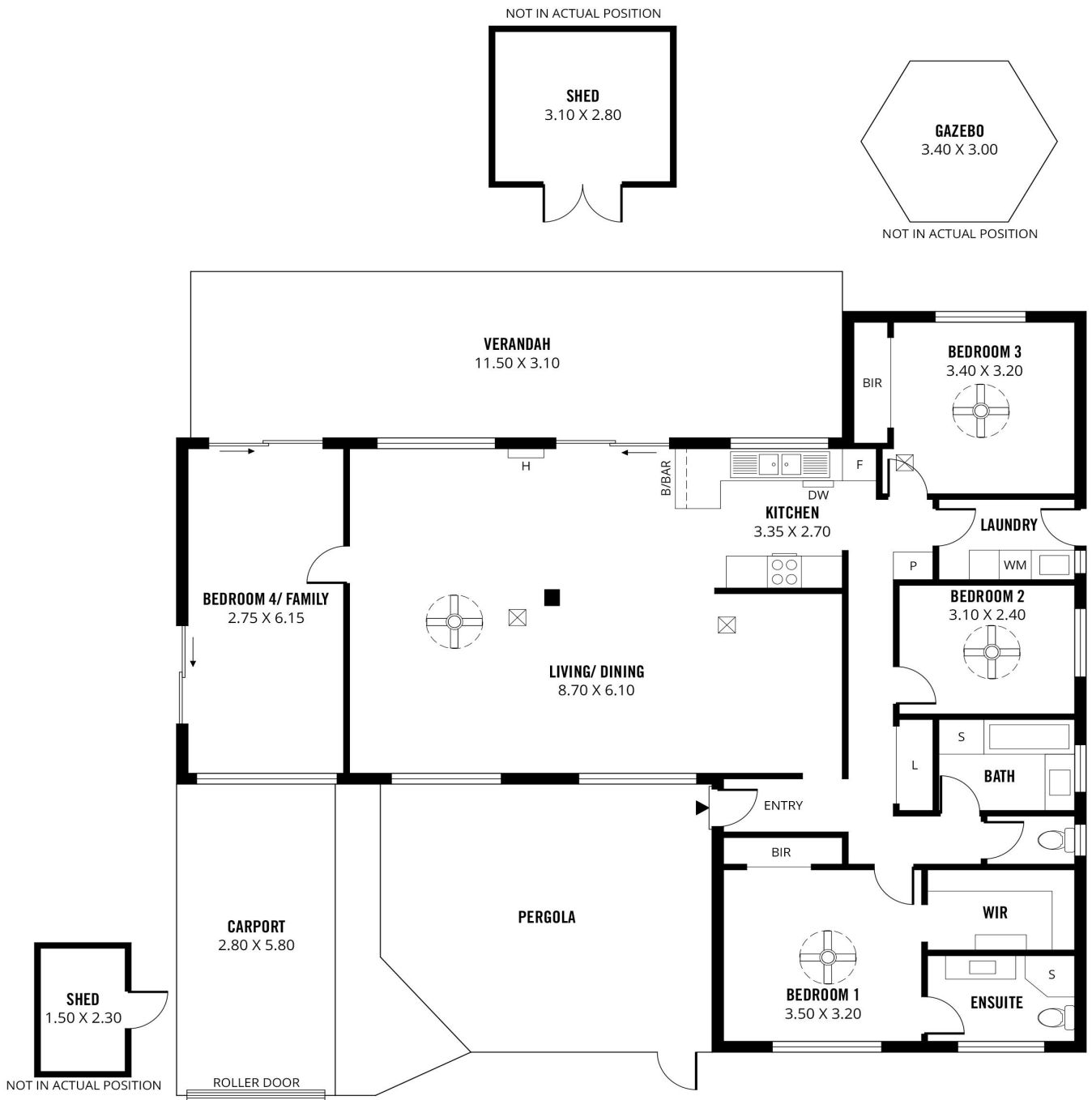
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TOTAL



Living



Shed



Carport



Pergola



Verandah/
Gazebo



Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.

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